

5008

Washington County Lead District – Potosi Area Site
Soil Excavation and Sampling
Access Agreement

RIGHT OF ENTRY TO PREMISES

The Grantor (the property owner), consents to and authorizes the United States Environmental Protection Agency (USEPA) or its authorized representatives, collectively the Grantee to enter and perform certain environmental response activities upon the following described premises:

ADDRESS: ~~10112~~ 10112 Wolf Rd.
Richwoods, MD 63071

ENVIRONMENTAL RESPONSE ACTIONS

The environmental response actions to be performed on said property may include the following activities:

- a. Locating equipment and machinery on-site in preparation for and in the course of the environmental response
- b. Excavation of lead and metals contaminated soil
- c. Restoration of impacted areas
- d. Obtaining samples from Grantor's property;

AGREEMENT NOT TO INTERFERE

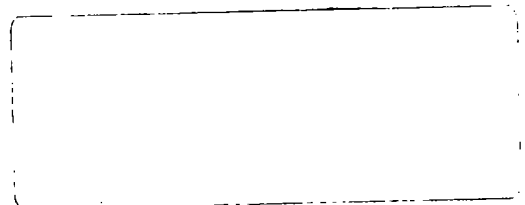
The Grantor agrees not to interfere or tamper with any of the activities or work done, or the equipment used to perform the activities, or to undertake any actions regarding the use of said property which would tend to endanger the health or welfare of the Grantees or the environment, or to allow others to use the property in such a manner, during the term of this Agreement.

RESTORATION OF PROPERTY

The Grantee agrees that in cooperation with the Grantor, said property will be restored as nearly as possible to its original state and condition as found immediately preceding the beginning of activities authorized by this Agreement, following completion of the investigative activities. Grantor will be responsible for care and maintenance of the newly seeded lawn in accordance with the attached lawn care sheet.

SAMPLING ACTIVITIES

Grantee agrees to provide Grantor with the results of any and all sampling and/or analysis resulting from Grantee's response activities on the properties. Further, should Grantor desire, Grantee will freely make available to Grantor or Grantor's authorized representative split samples of any and all sampling which Grantee conducts on the properties. Sample bottles for the collection of any split samples shall be provided by Grantor, and disposition of any split samples taken by or for Grantor is Grantor's responsibility.



LIMITATION OF LIABILITY

USEPA's liability for damages to the property or injuries to persons which result from or are caused by the activities on the property shall be to the extent permitted by the Federal Tort Claims Act, and the Federal Employee's Compensation Act, 28 U.S.C. §2671, et. seq., 5 U.S.C. §8101 et. seq., and 31 U.S.C. §3701 et. seq.

TERM

This access agreement shall be operable for the period of time it takes to complete the environmental response activities. Upon completion of the investigation, all rights and privileges given by the Grantor shall cease on that date, unless extended by subsequent agreement.

I have read the foregoing document and understand that it is an agreement granting permission to the Grantee to enter the above described premises for purpose of conducting environmental response activities, and I agree to its terms and conditions.

GRANTOR:

By: 

Date 9-24-08

WASHINGTON COUNTY LEAD DISTRICT - POTOSI AREA SITE
PRE-EXCAVATION HOME INSPECTION CHECKLIST

[REDACTED]
Property Owner

9-24-09
Date

10112 Wolf Rd.
Address of Property Being Excavated

Richwood, MO 63071
City, State Zip

Home Interior Access (check one, see comments):

☐ Approved by Property Owner ☐ Denied by Property Owner

Date: N/A

Property (Yard) Access (check one, see comments):

☒ Approved by Property Owner ☐ Denied by Property Owner

Date: 9-24-08

	OK	NA	PROBLEM/CONDITION
YARD AREA			
1. Lawn Area			
A. Location of Flower/Plant Boxes	X		Front of house, side
B. Soil (grade) next to house	X		
C. Shrubbery	X		
D. Trees	X		Small one tree in front yd. appears
E. Low areas near house (that could cause ponding of water)	X	X	
F. Other: _____			
2. Utility			
A. Water Meter		X	
B. Gas Meter		X	
C. Sewer Lines	X		
D. Other: _____			

Pre-ex video, 9-24-08, Tape #10, 1:20:54-1:31:57

	OK	NA	PROBLEM/CONDITION
YARD AREA (Continued)			
3. Driveway			
A. Concrete cracked, damaged	X		small cracks - see photo
B. Blacktop cracked, damaged		X	
C. Uneven Settling			7025 031 8-10-02
D. Other: _____			
4. Streetwalk & Walkways			
A. Concrete cracked, eroded	X		blacktop
B. Tripping hazards		X	
C. Tree roots cracking, lifting slab		X	
D. Sections missing		X	
E. Other: _____			
5. Garage			
A. Settlement cracks in walls	X		
B. Concrete floor slab cracked, damaged	X		
C. Door jambs damaged, rotted	X		
D. Door hard to open, close	X		
E. Other: _____			
6. Swimming Pool (Above Ground)			
A. Leakage		X	
B. Visible damage		X	
C. Other: _____			
7. Swimming Pool (Below Ground)			
A. Leakage		X	
B. Visible damage		X	
C. Other: _____			

	OK	NA	PROBLEM/CONDITION
YARD AREA (Continued)			
8. Storm Cellar			
A. Damaged		X	
B. Indication of Flooding		X	
C. Other: _____		X	
9. Electrical Service			
A. Damaged circuit breaker panel box	X		
B. Wiring hanging outside		X	
C. Damaged electric meter	X		
D. Other: _____			
EXTERIOR AREA			
10. <input checked="" type="checkbox"/> Brick <input checked="" type="checkbox"/> Siding			
A. Brick bulging, spalling, cracking	X	X	
B. Mortar loose, needs repointing	X	X	
C. Lintel needs repair	X		
D. Stucco bulging, cracking	X		
E. Siding dented, damaged	X		new hinge
F. Finish wearing off siding	X		
G. Siding loose, not level, missing	X		
H. Siding rotted, termites	X		
I. Composite shingles worn, broken, missing	X		
J. Windows damaged	X		
K. Other: _____			

	OK	NA	PROBLEM/CONDITION
EXTERIOR AREA (Continued)			
11. Roofing			
A. Age of covering	2		1 1/2
B. Shingles worn, damaged, patched	X		
C. Brick chimney broken, leaning		X	
D. Joint open between chimney & exterior wall		X	
E. Need flashing at chimney, vents, walls		X	
F. Parapet wall leaning		X	
G. Roof sagging	X		
H. Metal flashing damaged, missing	X		
I. Other: _____			
12. Gutters & Leaders			
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
A. Copper discolored, greenish, damaged	X		
B. Galvanized rusted, patched	X		
C. Fascia board rotted, damaged, patched	X		
D. Drain onto foundation wall	X		
E. Need to divert water from wall	X		
F. Soffit venting <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	X		
G. Concrete slab cracked, deteriorated	X		
H. Concrete slab/splash block need	X		
I. Other: _____			

	OK	NA	PROBLEM/CONDITION
EXTERIOR AREA (Continued)			
13. Entrance Steps			
A. Concrete cracked	X		
B. Brick cracked, mortar loose		X	
C. Structurally sound	Y		
D. Handrail		Y	
E. Other: _____			
14. Exterior Doors			
A. Damaged	X		
B. Opens/closes freely	X		
C. Weatherstripping	X		
D. Trim rotted, missing	X		
E. Jambs rotted, damaged	Y		
F. Frame separation from walls	X		
G. Other: _____			
FOUNDATION AREA			
15. Foundation (Slab on Grade)			
A. Settlement cracks	X		
B. Joint separation	X		
C. Spalding	X		
D. Other: _____	X		
16. Foundation (Elevated Slab w/Crawl Space)			
A. Concrete support integrity		X	
B. Evidence of moisture or visible moisture in crawl space			
C. Evidence of water accumulation (e.g., water stains)			

	OK	NA	PROBLEM/CONDITION
FOUNDATION AREA (Continued)			
17. Other Area			
A. _____			
B. _____			
C. _____			
D. _____			

COMMENTS: _____



Inspector Signature

9-24-08
Date

5008

Potosi Site Site Sketch

Exterior Paint
☐ Good
☐ Poor
☐ Not paint

North Arrow

Sampling Address: 10112 Wolf Road

Sample Number

Lead
Concentration

Sample
Collected

LAB

F1	<u>765</u>	ppm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
F2	<u>458</u>	ppm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
B1	<u>468</u>	ppm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
B2	<u>893</u>	ppm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
DZ	<u>770</u>	ppm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
GZ		ppm	<input type="checkbox"/>	<input type="checkbox"/>
PZ		ppm	<input type="checkbox"/>	<input type="checkbox"/>

Samples Collected

Firm: Professional Environmental

Date: 8-19-08

Time: 2:06 PM

Samples Analyzed

XRF Unit: 8832 Book: 3

Date: 8-20-08

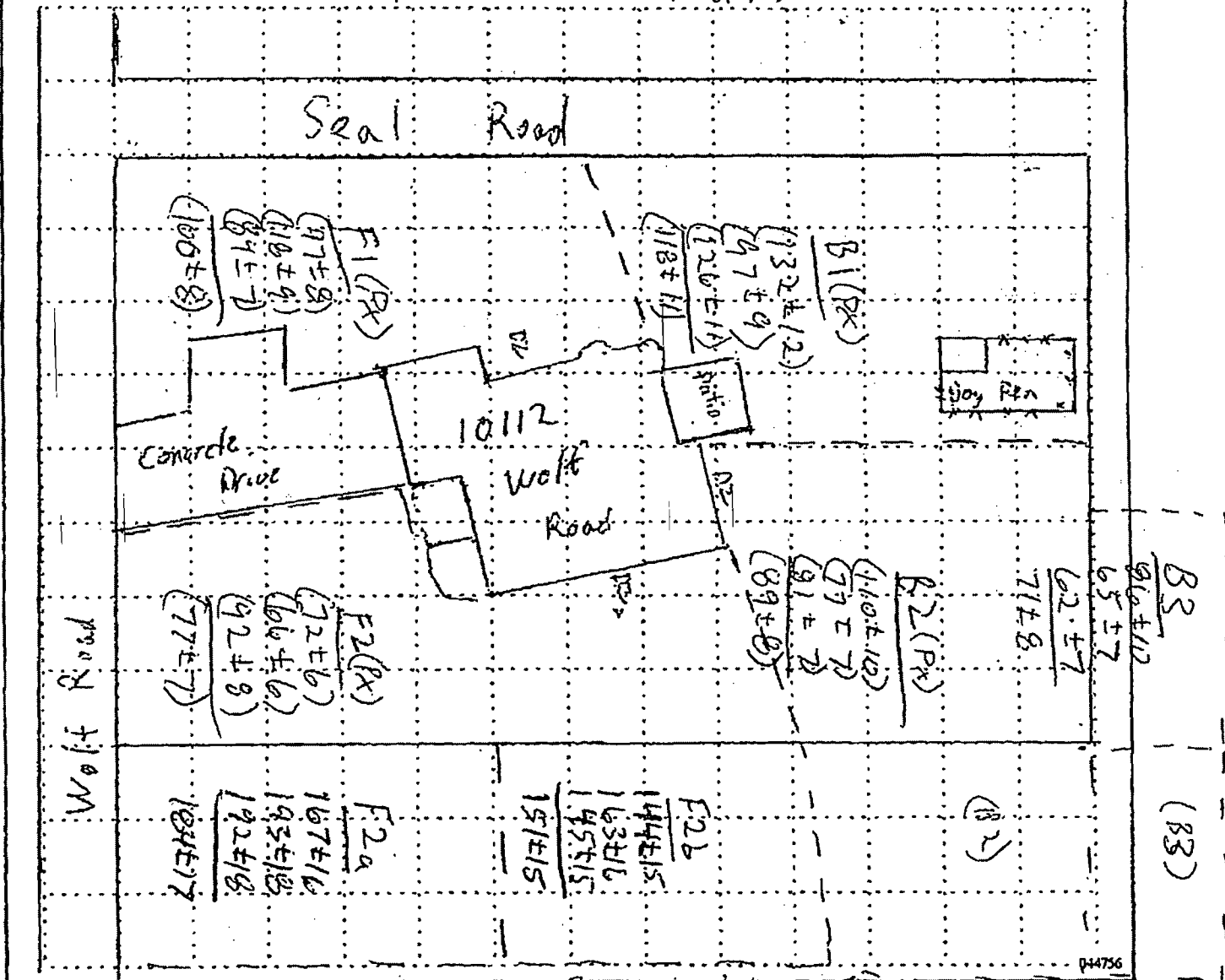
Time: 13:30

Staff: CEM3

Number of Samples = 5

Water

Legend: F1 = Front Left, F2 = Front Right, B1 = Back Left, B2 = Back Right DZ = Drip Zone, GZ = Garden, PZ = Play
 All quadrants are as viewed from the street, facing property



1 square 20 feet

[REDACTED] (EBL child)

10112 Wolf Rd.
Richwoods, MO 63071

[REDACTED]
8 residents (4wk, 2, 17, 25, 22, 45, 48, 67)

Well. ? depth, softener

- New Tan House, 3-car garage

-
- New Cell (B3) sampled to determine lead levels (Pre-ex).
 - ~~- Cells F2a + F2b split from F2 and resampled to include~~
 - Cells F2a + F2b sampled (Pre-ex) to include yard area up to the property line,
 - Most of property excavated 3-6 inches bys to remove contaminated fill above 400 ppm,